

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Bryan**

State: **TX**

PJ's Total HOME Allocation Received: **\$5,264,214**

PJ's Size Grouping*: **C**

PJ Since (FY): **1996**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:				PJs in State: 37		
% of Funds Committed	94.27 %	89.90 %	9	92.82 %	60	60
% of Funds Disbursed	93.32 %	80.44 %	2	82.38 %	89	91
Leveraging Ratio for Rental Activities	0	3.97	23	4.55	0	0
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	86.84 %	1	80.69 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	81.01 %	59.30 %	6	67.01 %	68	72
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	85.71 %	70.51 %	15	79.23 %	50	57
% of 0-30% AMI Renters to All Renters***	57.14 %	37.19 %	10	44.47 %	67	73
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	95.69 %	1	93.93 %	100	100
Overall Ranking:			In State:	11 / 37	Nationally:	61
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$75,825	\$13,659		\$24,984	7 Units	2.00 %
Homebuyer Unit	\$8,548	\$9,177		\$14,192	308 Units	88.80 %
Homeowner-Rehab Unit	\$32,761	\$29,315		\$20,036	32 Units	9.20 %
TBRA Unit	\$0	\$3,638		\$3,164	0 Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Bryan TX

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$58,704	\$66,927	\$38,009
State:*	\$48,078	\$57,886	\$32,291
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.74

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	42.9	34.1	15.6	0.0
Black/African American:	28.6	28.6	46.9	0.0
Asian:	0.0	0.6	0.0	0.0
American Indian/Alaska Native:	0.0	0.3	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	3.1	0.0

ETHNICITY:				
Hispanic	28.6	36.4	34.4	0.0

HOUSEHOLD SIZE:				
1 Person:	71.4	21.4	21.9	0.0
2 Persons:	28.6	16.6	56.3	0.0
3 Persons:	0.0	20.8	9.4	0.0
4 Persons:	0.0	21.8	6.3	0.0
5 Persons:	0.0	12.0	6.3	0.0
6 Persons:	0.0	5.8	0.0	0.0
7 Persons:	0.0	1.0	0.0	0.0
8 or more Persons:	0.0	0.6	0.0	0.0

HOUSEHOLD TYPE:

	Rental %	Homebuyer %	Homeowner %	TBRA %
Single/Non-Elderly:	0.0	25.6	12.5	0.0
Elderly:	100.0	5.8	53.1	0.0
Related/Single Parent:	0.0	26.0	18.8	0.0
Related/Two Parent:	0.0	41.9	12.5	0.0
Other:	0.0	0.6	3.1	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	1.0 [#]
HOME TBRA:	0.0	
Other:	14.3	
No Assistance:	85.7	

of Section 504 Compliant Units / Completed Units Since 2001 7

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Bryan State: TX Group Rank: 61
 (Percentile)
 State Rank: 11 / 37 PJs Overall Rank: 61
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	81.01	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	85.71	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	1.26	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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